

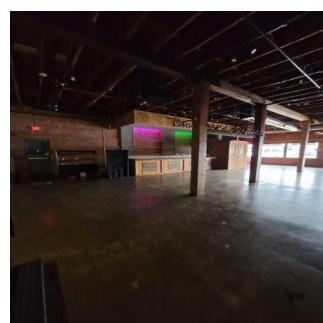
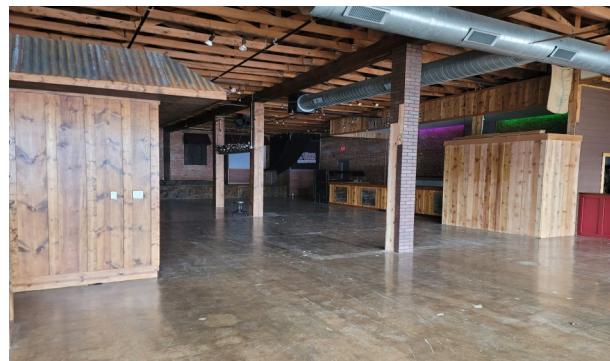
2nd Generation Restaurant Space in Downtown Garland

532-A Main St. Garland, Texas 75040



Property Highlights

- Approx. 5000 sq. ft.
- Grease trap
- Vent hood
- Walk-in cooler
- Built in bar
- Stage (can be removed)
- Restrooms complete
- On the Downtown Square



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DEMOGRAPHICS

As the 6th largest city in the Dallas Fort Worth Metroplex, one of the fastest growing regions in the country, Garland is home to more than 240,000 residents and the DFW Metroplex is home to over 7,500,000 people. By 2050, the number of residents is projected to almost double. By aggressively seeking to attract new residents into the community, the city plans to increase its residential market share significantly above original forecasts. Garland's diverse, stable and skilled existing population serves as an excellent platform for its future growth.

Source: City of Garland web page

Average Household Size **3.25**

Number of Households **74,489**

Average Household Income **\$76,909**

Population **242,402**

Median Age **34.1**

Median Value of Housing Units **\$146,200**

Median Rent per Apartment Unit **\$1,092**



Home-Ownership Status: Owner-Occupied (63.59%)
Renter-Occupied (36.41%)

Employed Population **127,123**

Unemployment Rate **3.3%**

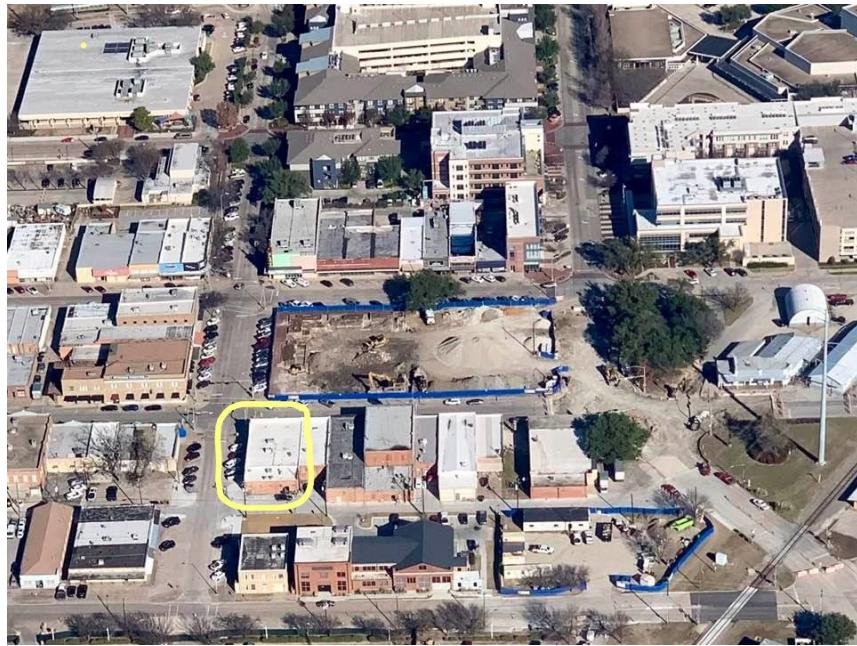
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Source: U.S. Census ACS 2018; Texas Workforce Commission LAUS 2019 and City of Garland web page.



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Arial View



Renovated Square Plans



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